



**AGENDA
PRE- BUILDING STANDARDS COMMISSION
FOR THE MEETING AT 9:00 A.M., ON MONDAY, MAY18, 2015
PRE-COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS 76102**

- I. Call to Order**
- II. Swearing in of Place 5 Commissioner James Russell**
- III. Review of previous months minutes**
 - a. Discussion or questions pertaining to the March 23, 2015 meeting
 - b. Changes submitted by Commissioners
- IV. Questions concerning cases on current agenda of the Building Standards Commission**
 - a. Any questions by Commissioners to clarify issues with cases
- V. Request for future agenda items**
 - a. Any requests by Commissioners
- VI. Adjournment**

**AGENDA
BUILDING STANDARDS COMMISSION
FOR THE MEETING AT 9:30 A.M., ON MONDAY, MAY 18, 2015
COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS 76102**

I. CALL TO ORDER

Melissa Konur (District 1)
Ronald Shearer (District 2)
Gerald Curtis (District 3)
J. Cecil Driskell (District 4)
James Russell (District 5)

Kenneth Williams (District 6)
Michael Ward (District 7)
Susan De Los Santos (District 8)
Bernd Scheffler (District 9)

II. PLEDGE OF ALLEGIANCE

III. CONSIDERATION OF THE BUILDING STANDARDS COMMISSION MINUTES OF THE MARCH 23, 2015 MEETINGS

IV. PRESENTATION OF EVIDENTIARY PACKET FOR CASES ON THE CURRENT AGENDA

V. CASES TO BE CONTINUED OR WITHDRAWN FROM TODAY'S AGENDA

VI. THE COMMISSION WILL BREAK FOR A WORK SESSION AT APPROXIMATELY 12:00 P.M.

VII. NEW CASES-RESIDENTIAL

- a. **HS-15-77** 455 Bryan Avenue aka Lot 2, Block C, TUCKER'S SUBDIVISION of Block 57, Tucker's Addition, Fort Worth. Owner(s): Travis Harvey and Kevin Wayne Robinson aka K. W. Robinson. Lienholder(s): None.
- b. **HS-15-78** 2937 Burton Avenue and Rear Structure aka FT W LOT 1 BLK 5 BURCH-HILL aka Burchill Addition, Block: 5, Lot: 1 Per Tarrant Appraisal District records. Owner(s): Ross Proctor Estate/o Carolyn D.

Finley Proctor aka Carolyn Pinchback aka Carolyn Nichols. Lienholder(s): Lumberman's Inv. Corp of Texas, fka Loper Mtg. Co.

- c. **HS-15-79** 920 Churchill Road aka Lot 1A1A, Block E, Westside Acres. Owner(s): The Don Spencer Living Trust, Attn: Don Spencer, Trustee. Lienholder(s): None.
- d. **HS-15-80** 10600 Old Denton Road aka 5.388 acres in the William McCowan Survey, Abstract 999, Tarrant County Texas aka Wm McCowan Survey Abstract 999, Tract 12f4a per Tarrant Appraisal District Records. Owner(s): Classic Real Estate Partner LP, Attn: Bart Adams and Barbara Adams, Directors. Lienholder(s): None.
- e. **HS-15-82** 5936 Humbert Avenue and Rear Structure, aka Lots 21 and 22, Block 412, Chamberlain Arlington Heights 2nd Filing. Owner(s): John E. Hudson. Lienholder(s): None.
- f. **HS-15-83** 3132 South Jennings Avenue aka LOT 16, BLOCK 36, SOUTH HEMPHILL HEIGHTS ADDITION. Owner(s): Erick P Garza and Laura E Garza. Lienholder(s): None.
- g. **HS-15-84** 4508 Merida Avenue aka Lot 3, Block 3, MOUNT RUTLAND. Owner(s): Savino L. Herrera and Gloria G. Herrera aka Gloria Gomez aka Gloria Gamez. Lienholder(s): Lienholder: Wells Fargo Bank NA on behalf of Morgan Stanley ABS Capital I Trust 2005-WMCS Mortgage Pass-Through Certificaes, Series 2005-WMCS6 c/o Bank of America NA; c/o Recontrust Company NA.
- h. **HS-15-85** 3724 Radford Road and Rear Structure aka Lot 7, Block 4, SANDY ACRES ADDITION. Owner(s): Willie Allen and Emma Allen Estates; c/o Jacqueline Allen Bruton aka Jacqueline Allen Johnson and Wilbert Allen. Lienholder(s): None.
- i. **HS-15-86** 3517 Ramona Drive aka Lot 4, Block 9, HIGHLAND HOMES ADDITION. Owner(s): Beauford Caldwell and Elsie Caldwell Estates c/o Beauford Wayne Caldwell, Jr; c/o William Massey Caldwell; c/o Eleanor Caldwell Tenery; c/o Ellen Caldwell Lovett; c/o Rebecca Ramona Caldwell. Lienholder(s): None.
- j. **HS-15-87** 520 East Robert Street (Garage with Apartment Only) aka LOT 6, BLOCK 2, WEST MORNINGSIDE ADDITION. Owner(s): Lucille McGill aka Lucille Williams. Lienholder(s): None.
- k. **HS-15-88** 3732 Stalcup Road aka North 50 feet of the South 122 feet of Lot 1, Block 12, Sunrise Addition. Owner(s): Stella McKinzie Estate and Unknown Heirs c/o Autrey Williams; ,c/o Ethel Bennett; c/o Sammie Williams; c/o Odessa Royal; Attn: Charles Williams, c/o Autrey Williams; c/o Dennis Morgan Williams; /o Vernon Monroe Williams; c/o Cynthia Marie Williams Patterson; c/o Zellean Rebecca Williams Randle; c/o Artis Lee Williams; /o Paul Wayne Williams; c/o Regina Nell Williams; c/o Kenneth Williams; c/o Rochelle L. Williams Johnson. Lienholder(s): None.
- l. **HS-15-89** 5504 West Vickery Boulevard aka Lot 12, Block 27, Harlem Hills Addition. Owner(s): Janice Davis Estate c/o Pamela Lynice Atchison. Lienholder(s): None.
- m. **HS-15-93** 1028 South Edgewood Terrace aka Parts of Lots Two and Three in Block Twenty, Murray Hill Addition aka Murray Hill Addition, Block 20, Lot:2C and 3D, per Tarrant Appraisal District records. Owner(s): Margaret Wright Estate and Unknown Heirs; c/o Carl F. Jordan; c/o Ronald Ray Jordan. Lienholder(s): None.

VIII. NEW CASE - COMMERCIAL

- a. **HS-15-90** 8900 Randol Mill Road aka COTTONWOOD VILLAGE, Block 3 Lot 1, Blk 3 Lts 1&2 aka La Jolla Apartments Owner(s): Centaurus GF Terrace LLC; c/o Mocer K. Cross and John J. Griggs, Members; c/o Barry P. Marcus, Sr. Vice-President. Lienholder(s)/Mortgagee(s): WALKER & DUNLOP, LLC; Fannie Mae; Coinmach Corporation; Moses Medrano; Anthony Lee Landers; Sun Terra Landscape Services LP fka Sungrow II Landscape Services LP, Attn: Christopher Carmouche, President.

IX. ADMINISTRATIVE CIVIL PENALTIES – RESIDENTIAL

- a. **ACP-15-72** 2224 Prairie Avenue aka LOT 16, IN BLOCK 24, ROSEN HEIGHTS ADDITION, FIRST FILING. Owner(s): Juan Jasso aka Juan Arguijo aka Juan Arujigo Sepulveda and wife Elsa Hernandez. Lienholder(s)/Mortgagee(s): HSBC Bank, USA, National Trust Company as Trustee for the holders of MASTR Reperforming Loan Trust 2006-1.
- b. **ACP-15-73** 2224 Market Avenue aka Lot 1, Block 1, ROSEN HEIGHTS FIRST FILING. Owner(s): G. W. Williams. Lienholder(s)/Mortgagee(s): None.
- c. **ACP-15-91** 5732 Goodman Avenue aka Lot 25 and 26, Block 80, of Chamberlain Arlington Heights, Second Filing. Owner(s): Gloria Gomez aka Gloria G. Puga. Lienholder(s)/Mortgagee(s): None.
- d. **ACP-15-92** 4904 Westlake Drive aka Lot 16, Block 105, Westcliff Addition. Owner(s): Lela Jane Hoover Ashworth; Lela c/o Nata Ann Weaver, POA Lienholder(s)/Mortgagee(s): None.

X. AMENDMENTS – RESIDENTIAL

- a. **HS-15-41** 8037 Southbrook Circle aka Lot 22, Block 1, SOUTH BROOK ADDITION PHASE I. Owner(s): Raymond D. Pinckney. Lienholder(s)/Mortgagee(s): Principal Residential Mortgage Inc.
- b. **HS-15-58** 3004 Loving Avenue aka LOT 22, IN BLOCK 39, OF OAK GROVE ADDITION. OWNER(S): Atallah Zitoon . Lienholder(s): None.

XI. AMENDMENT – ADMINISTRATIVE CIVIL PENALTY

- a. **ACP-15-61** 3021 Gardenia Drive aka Trueland Addition, Blk 10, Lots 8 & 9 Less ROW. Owner(s): George L. Strawn Estate; c/o William Arthur Strawn; c/o Suzanne Austin; c/o Nancy Jean Betz Simpson; c/o Charles W Strawn Estate Attn: Cullen Strawn; c/o Charles W Strawn Estate Attn: Logan Strawn. Lienholder(s)/Mortgagee(s): None.

XII. CIVIL PENALTIES – RESIDENTIAL

- a. **HS-15-20** 6617 Marvin Brown, aka Lot 26, Block "V", LAKE CREST ESTATES, UNIT 2. Owner(s): Olga Villarreal. Lienholder(s)/Mortgagee(s): None.

XIII. WORK IN PROGRESS

(The Work In Progress category is for information purposes only. No new testimony will be heard.)

- a. **HS-14-66** 4514 East Lancaster Avenue aka Lot 1A, Little Place Subdivision. Owner(s): Benito S Gomez and Zerafin S Gomez. Lienholder(s)/Mortgagee(s): None.
- b. **HS-14-122** 1254 East Baltimore Avenue aka Lot 14, Block 49, Highland Parks Addition aka Lot 14, Block 49, Highland Park Addition per Tarrant Appraisal District records. Owner(s): Marshallah Rostami aka Masallah Rostimi, Marshallah Rostami aka Masallah Rostami. Lienholder(s)/Mortgagee(s): None.
- c. **HS-14-124** 2714 NW 16th Street aka Belmont Park Addition, Blk 91 Lot 17. Owner(s): Ismael Berzoza. Lienholder(s)/Mortgagee(s): None.
- d. **HS-14-132** 5104 Sunshine Drive and Rear Structure aka LOT 3, BLOCK 5, PARK VIEW. Owner(s): Elton Fontenot Jr. aka Luther Elton Fontenot Jr. Lienholder(s)/Mortgagee(s): None.
- e. **HS-14-138** 3241 Montague Street and Rear aka The South 135 feet of Lot 7, Block 9, MASONIC HOME ADDITION, Second Filing. Owner(s): Jesse M. Arriaga and wife Leticia Arriaga. Lienholder(s)/Mortgagee(s): ABN AMRO Mortgage Group.
- f. **HS-15-02** 5633 Humbert Avenue aka Lot 17 to 18, Block 115, Chamberlain Arlington Heights #2. Owner(s): Billy Ray Moore. Lienholder(s)/Mortgagee(s): None.
- g. **HS-15-04** 4256 Carol Avenue aka LOT 8, BLOCK 7, OUT OF THE B. JACKSON ADDITION. Owner(s): Juana Patricia Herrera. Lienholder(s)/Mortgagee(s): None.

- h. **HS-15-19** 2507 Bishop Street aka 3400 Bideker Avenue aka Lot 1, Block 22, Englewood Heights Addition. Owner(s): Jim E. Kennard. Lienholder(s)/Mortgagee(s): None.
- i. **HS-15-26** 4308 Hardy Street and Rear Structure aka Lot 21, Block 42, SABINE PLACE NO. 6. Owner(s): Lee H and Jessie King Fairchild Estates, c/o Kenneth Fairchild, c/o Larry Fairchild, c/o Robert Fairchild. Lienholder(s)/Mortgagee(s): Wells Fargo Bank dka Norwest Bank, Minnesota, as Trustee for the Registered Holders of Saloman Brothers Mortgage Security VII Inc Asset-Backed Certificates, Series 1998-AQ1, Under the Pooling and Servicing Agreement dated May 1, 1999.
- j. **HS-15-60** 3120 North Main Street aka Lot 4, Block 85R, Fostepco Heights Addition. Owner(s): Celia Hernandez. Lienholder(s)/Mortgagee(s): James A Kendall, CPA CFA.

XIV. ABATED CASES

- a. **HS-14-45** 8401 West Freeway aka Knight's Inn and Rear Structure – rear structure demolished by owner
- b. **HS-14-123** 2111 Ellis Avenue – demolished by city contractor
- c. **HS-15-06** 1715 Lagonda Avenue – demolished by city contractor
- d. **HS-15-28** 2415 Birdell Court – demolished by city contractor
- e. **HS-15-30** 2704 Rosen Avenue and Rear Structure (Garage) – primary structure repaired and rear structure demolished by owner
- f. **HS-15-40** 5204 Filmore Street and Rear Structure – demolished by owner
- g. **HS-15-42** 2404 Market Avenue and Rear Structure – demolished by city contractor
- h. **HS-15-44** 410 NW 23rd Street – demolished by owner

XV. EXECUTIVE SESSION

The Building Standards Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of the Texas Government Code, which are related to any case appearing on this agenda.

XVI. ADJOURNMENT

Fort Worth City Hall and the City Council Chambers are wheelchair accessible. Access to the building and special parking are available at the south end of the building off of Texas Street. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for person who are deaf or hearing impaired, readers, or large print are requested to contact the Code Compliance Department Special Enforcement Division at 817-392-7300, FAX 817-392-6340 or call Fort Worth Customer Service TDD (817) 871-8856 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

Es accesible con silla de ruedas. Se solicita a las personas con discapacidades que planean asistir a esta reunión y que necesitan acomodaciones, ayudas auxiliares o servicios tales como intérpretes, lectores o impresiones con letra grande, que se comuniquen con el Coordinador de la Asociación Americana de Discapacitados (ADA) de la Ciudad llamando al teléfono (817) 392-8552 o por correo electrónico a ADA@FortWorthTexas.gov por lo menos 48 horas antes de la reunión, de modo que puedan hacerse los arreglos adecuados. Si la Municipalidad no recibe una notificación por lo menos 48 horas antes de la reunión, ésta hará un intento razonable para proporcionar las acomodaciones necesarias.

I, the undersigned authority do hereby certify that this Notice of Meeting was posted on the bulletin board, at the City Hall of the City of Fort Worth, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time **Tuesday, May 05, 2015 at 3:00 p.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.


City Secretary for the City of Fort Worth, Texas